

MINUTES OF THE
MARICOPA ASSOCIATION OF GOVERNMENTS
BUILDING CODES COMMITTEE

August 15, 2001
Maricopa Association of Governments Office
Ocotillo Room
Phoenix, Arizona

COMMITTEE MEMBERS

Leon Manuel, Chairman, El Mirage	Armando Rivas, Paradise Valley
Ken Sowers, Avondale	Neil Burning, Peoria
Mike Tibbett, Carefree	Alan Olson, Phoenix
Bob Lee, Cave Creek	Tim Wegner, Queen Creek
Alex Banachowski, Chandler	Dave Potter, Scottsdale
*Patrick Davis, Fountain Hills	Forrest Fielder for John Guenther, Surprise
*Ralph Vasquez, Gila Bend	* Michael Williams, Tempe
JoRene Deveau, Gila River Indian Community	Mario Rochin, Tolleson
* Ray Patten, Gilbert	* Skip Blunt, Wickenburg
Bill Griffith for Deborah Mazoyer, Glendale	Steve Lawton, Youngtown
Steve Burger, Goodyear	* Tom Ewers, Maricopa County
Chuck Ransom, Litchfield Park	* Rus Brock, Home Builders Association
Crystal Pearl, Mesa	

*Those members neither present nor represented by proxy.

OTHERS IN ATTENDANCE

Harry Wolfe, MAG
Bernie Gallenbeck, Southwest Gas

1. Call to Order

The meeting was called to order at 2:10 p.m. by Chairman Leon Manuel.

2. Approval of Meeting Minutes of May 16, 2001

Chairman Leon Manuel asked if there were any comments on the minutes. It was moved by Mario Rochin, seconded by Alex Banachowski and unanimously recommended to approve the meeting minutes of March 21, 2001.

3. Call to the Public

Leon Manuel asked if there were any comments from the public. Bernie Gallenbeck of Southwest Gas was introduced. He said he was interested in following the meetings of the MAG Building Codes Committee.

Steve Burger states that at the AZBO meeting in HohDah, Terry Vosler was elected Chair and Monte Rube Vice Chair.

4. Status Report on Use of Regional Videoconferencing System For Future MAG Building Codes Committee Meetings

Heidi Pahl addressed the MAG Building Codes Committee via Videoconference. She was stationed in the Palo Verde Room to demonstrate how the Videoconferencing System operated. Ms. Pahl noted that in February 2001, MAG contracted with Norstan Communications, Inc. to implement a Regional Videoconferencing System (RVS) and provide three years of system service and support. She added that the implementation is nearing completion with videoconferencing equipment installed at 28 sites or 29 sites. Ms. Pahl discussed the benefits of videoconferencing and encouraged members of the MAG Building Codes Committee to make use of the videoconferencing system.

5. Status Report on the MAG Building Inspectors/Plans Examiners Forum and the Permit Technicians Forum

Leon Manuel said that the status report on the Building Inspectors/Plans Examiners Forum would be deferred until the September meeting of the Committee because of several key members of the Forum were unable to attend the August meeting.

It was noted that a very informative meeting of the Permit Technicians had been held. Chandler's Assistant City attorney was invited to address the meeting and she talked about "dangerous buildings. She said that each situation needed to be examined separately and that if the building in questions created a health hazard that the County Health Department should be consulted.

6. Update on Adoption of the 2000 Codes

Leon Manuel provided a status report and discussion regarding the efforts of a working group of the Arizona Building Officials (AZBO) towards, the adoption of the proposed MAG Amendments to the 2000 International Building Code, the 2000 International Residential Code, the 2000 International Mechanical Code. Adoption of the 2000 International Codes by January 2002 reflect the efforts of MAG members to maintain uniformity throughout the valley and to adopt the latest available codes. He also pointed out that the amendments to the International Fuel Gas Code and the International Plumbing Code would not be discussed or adopted as they are outside the scope of what was proposed for AZBO to review for MAG.

Leon Manuel reported that Terry Vossler attended the MAG Building Codes Committee in July, but that there was no quorum. Mr. Manuel said that he distributed Code Changes developed by AZBO noting that 67 different proposals were approved. He indicated that the MAG Building Codes Committee should review the changes and decide what to adopt for the 2000 Codes.

Steve Burger noted that Bob Lee was the Code Change Committee Chairman.

Neil Burning asked whether the Code changes incorporated the 2001 supplement. Bob Lee responded that the 2001 supplement was not incorporated since the Code Committee proceeded prior to its issuance.

Neil Burning proposed that the Building Codes committee adopt the 2001 supplement.

Bob Lee asked whether the MAG Building Codes Committee had ever adopted the supplement. Leon said that the Building Codes Committee had not.

Steve Burger asked if there were many changes in the supplement.

Neil Burning suggested that both documents be read and compared and then a recommendation be made.

Bob Lee said some of the items from the supplement were actually incorporated into the proposals that were developed by the Code Change committee. He recommended examining the Code Changes separate from the supplement.

Leon Manual pointed out that the MAG Building Codes Committee was trying to adopt the Codes by January of 2002.

It was moved by Neil Burning seconded by Forrest Fielder to review the 2001 supplement along with the 2000 International Codes.

Bob Lee said that the 2002 goal for adoption of the Codes made it difficult to look at the Supplement.

Leon Manual, noting that AZBO reviewed the proposed MAG ICC Amendments, asked whether it would be appropriate for AZBO to also review the 2001 Supplement for MAG.

Alan Olson pointed out that we are trying to achieve uniformity statewide and that if the supplement were incorporated by the MAG Building Codes Committee the Codes would not be uniform with the rest of the state.

Bob Lee said that the first item on the agenda for the Code Change Committee is to take non-specific AZBO amendments to the International Codes Conference.

Steve Burger said that the Code Change Committee did what it was supposed to do, and we need to look at their recommendations.

Neil Burning said that he agreed and suggesting waiting for the 2003 Building Codes to adopt the supplement. He pointed out that the 2001 supplement was needed to address to accessibility issue.

It was noted that when the 2000 Codes are adopted, the 2000 Code requirement for housing accessibility could also be adopted.

Neil Burning indicated that the 2001 Supplement still needed to be examined.

Steve Burger asked whether the adoption of the CRHA as a stand alone document would work?

Bob Lee said that as chair of the Code Changes Committee he would ask to include a review of the supplement at their September meeting.

Neil Burning encouraged looking at the 2001 Supplement since it corrected errors independent of the I Codes process.

Bob Lee said that the Code Change Committee had included an errata sheet.

The motion to review the IBC 2001 Supplement was passed unanimously by a vote of 18-0.

Leon Manuel said that the AZBO document would be reviewed intensively the month of October 4-6 hours one day a week. He said that industry would be invited to attend those meetings.

Bob Lee said that over 100 people attending the Code Change meetings and that we already have input from industry. He said that if we wait until October to review the proposed changes we wouldn't be able to meet the 2002 adoption goal.

Dave Potter asked whether participants received a copy of the Code change documents. He said that if they had, he was ready to vote on the matter today. He asked for a poll of who was ready to vote. Eight members of the Committee said they were ready to vote, 9 members said that they were not.

Bob Lee asked what could be accomplished in the next few weeks that would supersede the thousands of hours of work that had already taken place.

Crystal Pearl stated that Tom Hedges had retired, and that she needed to talk with him before voting on the International Codes.

It was moved by Mario Rochin and seconded by Neil Burning to place the vote on the Code changes on or before the September 12, 2001 meeting of the MAG Building Codes Committee. The motion passed by a vote of 18-0.

Forrest Fielder asked about the status of the International Fire Code. He indicated that Surprise would adopt it along with the other International Codes. He asked if there were any objections to adopting the IFC. Leon Manuel asked for a poll on member's intentions regarding adoption of the IFC. The responses were as follows:

Avondale - has a correlation committee looking at both the IFC and UFC

Carefree - UFC

Cave Creek - not IFC initially

Chandler - not sure about the IFC

El Mirage - IFC

Glendale - Probably IFC

Goodyear - has a correlation committee looking at both the IFC and UFC

Litchfield Park - will attempt to adopt IFC

Mesa - unknown at this time
Paradise Valley - UFC
Peoria - IFC
Phoenix - unknown at this time
Queen Creek - intend to use IFC
Scottsdale - will attempt to use IFC with IBC
Surprise - IFC
Tolleson - concern over adopting the IFC
Youngtown - UFC

7. Status Report on Initiatives on Establishing a Common Permitting Process

Alan Olson reported that a common web page for homebuilders where you visit a single website to apply for a permit is being investigated. He said that Linda Charron of the City of Peoria had helped draft a common application and that he would be interested in any comments on the application (which was enclosed in the August 15, 2001 agenda packet) from members of the MAG Building Codes Committee.

Mr. Olson said that there would be a fee comparison analysis done sometime in either September or October.

Crystal Pearl said that Mesa is examining potential changes in the way the City collects fees. She asked whether any cities collected fees for a preliminary review. Most cities responded that they did not have such a fee for preliminary review. Chuck Ransome said that Litchfield Park charged some fees.

Alan Olson said that Phoenix has a formal preliminary review process with a \$100 fee, but it doesn't get into the building process. He said where fees are charged for services rendered it is \$125 an hour.

8. Legislative Issues

Leon Manuel stated that he thought that Senate Bill 1525, which was passed during the last legislative session, required that commercial buildings around airports have sound attenuation. He said that the MAG Building Codes Committee might need to go back and review its sound attenuation standards, which were developed strictly for residential development. Harry Wolfe said he would research the issue.

9. MAG Building Codes Committee Standards Notebook

Leon Manuel noted that a Subcommittee had met to discuss the content of the Building Codes Committee standards notebook. The subcommittee was comprised of Bob Lee, Tomer Ewers and Leon Manuel.

Leon said he was interested in input from the Building Codes committee on what items should be retained and what should be deleted.

Neil Burning questioned the timing of updating the notebook. It was noted that work on the notebook needed to begin at some point, and that as new standards were adopted, they could be added to the notebook.

Steve Burger recommended deleting item #5, Chapter 24, Glass and Glazing
Bob Lee recommended deleting item #8 APPENDIX Chapter 3 Use or Occupancy
Alan Olson said that only the 1999 NEC Amendments should be included in the notebook.
Neil Burning said that the Uniform Plumbing code was now law and recommended dropping the Uniform Plumbing Code from the Notebook.
Leon Manuel said that the IMC with 4 amendments should be included in place of the UMC
Bob Lee said that the Adobe Code was currently being reviewed.

It was moved by Steve Burger, seconded by Mario Rochin and unanimously recommended to delete items #5, #8, the UMC, the UPC, the 1993 NEC, and the 1996 NEC. The motion carried unanimously.

10. Review of Interpretations

Leon Manuel asked if the format for the Interpretations was acceptable. He stated with no objections, he will continue with finalizing the interpretations for the Roof Scuttle and R-3/U-1 Separation Wall.

11. Results of Residential Inspection Survey

Leon Manuel said that if anyone had any updates to the survey, they should contact Armando Rivas.

12. Plumbing Code Commission

It was noted that the State Plumbing Code should have been passed, but there was still debate over its implementation.

13. Updated MAG Building Codes Committee Membership

Leon Manuel asked MAG Building Codes Committee members to report any changes to the membership roster to Harry Wolfe by calling him at (602) 254-6300 or e-mailing him at hwolfe@mag.maricopa.gov.

14. Topics for Future Agendas

Topics for the September agenda included: voting on the recommendation of the Code Change Committee, the status of the common permitting process and legislative issues. It was noted that the next meeting of the MAG Building Codes Committee was scheduled for Wednesday, September 12, 2001 at 2:00 p.m. at the MAG Office.

The meeting adjourned at 4:05 p.m.